



SMME Building Contracts Document Access Service ^{25 June 2024}

The Built Environment Experts (BEE) and Contracts On-Demand have collaborated to provide the SMME Contracts online in PDF format, previously available only in hard copy. This allows professionals in the built environment to conveniently access these documents and take advantage of the productivity-enhancing features for creating and using them.

The SMME Building Contracts Document Access Service within the e-CLOUD Construction® Network Suite of Productivity Services is available online, click [here](#). Also, through the e-CLOUD Construction® Network website www.e-cloud.co.za.

The SMME Building Contracts are available through the Document Access Service 'Pro Suite'.

Pro Suite

The Pro Suite contain Document Suites that have productivity capabilities built into them. The major productivity facility is that the information about a new project only needs to be set-up once. This project information is then inserted automatically into any new Document purchased and created, irrespective of the Document Suite; saving a considerable amount of time in the completion of Documents.

[Click here for a full description of the Pro Suite Service](#)

Pro Suite Premium - Subscription Service

A service called Pro Suite Premium is available through subscription to provide users of Pro Suite with additional facilities that increases the user's Document productivity. It is paid monthly by Company Credit / Debit Card. One subscription covers an unlimited number of workstations per office location.

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About the SMME Building Contract

The SMME Building Contract is a unique agreement that regulates the relationships between employers, contractors, and SMME contractors.

For state departments, implementing agents, and built environment consultancy firms, it is crucial to consider the risks and obligations of SMME contractors, especially in a country aiming to address significant economic imbalances through the allocation of construction work packages in public sector projects. The SMME Building Contracts also caters to private sector stakeholders who seek to foster the growth of SMME contractors. Key elements of these contracts include:

- It is the first family of contracts to recognize and regularize the role of SMME Contractors in a construction contract
- The contracts are available in various languages i.e. IsiXhosa, IsiZulu and Afrikaans in recognition of international diversity as well as the "Right to information in plain and understandable language" in accordance to section 22 of the Consumer Protection Act (2008)
- The contracts ensure that business as well as technical skills are transferred throughout the delivery of SMME construction work
- It promotes the Employers control over the implementation of SMME initiatives
- It provides for mechanisms to regulate and manage the quality of SMME workmanship

- It proposes a South African specific dispute resolution procedure
- It allows for direct payment of SMME Contractors should the Employer so wish with minimal risk
- The contracts recognize the need for the reimbursement of the Main Contractor for costs associated with SMME development
- The contracts recognize the need for the reimbursement of built environment consultants for costs associated with SMME development
- The contract available within the Pro Suite is the Small Medium Micro Enterprise Building Works Contract – managed by the SMME Agent

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